

## The Department’s Proposed Changes to the Qualified Allocation Plan 11/30/18

Existing Section	Existing Language	Proposed Language	Action	Rationale
F.2 Other Set- Asides	N/A	<p>“In addition to the required Non-Profit Set-Aside, the Department will establish a set-aside of up to \$1.5 million of 9% tax credits in the 2019 Competitive Funding Round to fund one (1) Permanent Supportive Housing (PSH) project (the “PSH Set-Aside”). Tax Credits from the PSH Set-Aside will be awarded to the highest scoring project that qualifies as a PSH project (as detailed below), regardless of the application’s overall ranking in the Competitive Funding Round. PSH applications may also be scored and receive an allocation of credits from the general pool.</p> <p><u>Permanent Supportive Housing Criteria:</u></p> <p>To be eligible for an allocation of credits from the PSH Set-Aside, the project must comply with the following minimum criteria.</p> <ol style="list-style-type: none"> <li>1. 50% or more of all units must be identified as PSH units meaning that the units are affordable at 30% of AMI and serve residents eligible for supportive services.</li> <li>2. The project must have a commitment at the time of application for rent subsidy for a minimum of 50% of the PSH units. The rent subsidy must cover difference between 30% of the resident’s income and the fair market rent for the unit.</li> <li>3. At the time of application, the project must provide a letter of support from the applicable Continuum of Care (CoC). The letter must outline the relationship the project will have with the CoC regarding the coordinated entry system, referral services, supportive services, and data sharing.</li> <li>4. The project must provide a Supportive Services Plan (SSP) acceptable to the Department. The SSP must be unique to the project, provide service on site, be accepted by the applicable CoC, and address the following:               <ol style="list-style-type: none"> <li>a. Populations to be served;</li> <li>b. Sources of funding for all supportive services and how the supportive services will be sustained over the 40-year extended use period;</li> <li>c. Formal and informal methods that will be used to evaluate the success of the SSP in meeting the individual needs of the residents, addressing the overall issues of homelessness and how this information will be conveyed to the Department; and</li> </ol> </li> </ol>	Language added.	Creates structure for Permanent Supportive Housing Set-Aside.

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		<p>d. Specific services to be provided, including all of the following</p> <ul style="list-style-type: none"> <li>i. Identification of partnerships with qualified service-provider agencies;</li> <li>ii. Methods to assess resident needs and develop a plan for service delivery;</li> <li>iii. How transit will be provided to off-site services and referral entities;</li> <li>iv. Memorandum of understanding with all applicable local service providers;</li> <li>v. Methods to monitor and evaluate service delivery and outcomes; and</li> <li>vi. Methods to provide assistance in applying for Medicaid and other benefits to ensure the needs of residents are met.</li> </ul> <p><u>Permanent Supportive Housing Set-Aside Scoring:</u>  A project funded from the PSH Set-Aside must achieve minimum scoring in the following categories:  4.1 – Capacity of Development Team – minimum score of 40 of 74 possible points.  4.3 – Transit Oriented Development (TOD) – minimum score of 4 of 8 possible points.  4.6 – Development Quality Standards – minimum score of 25 of 31 possible points.”</p>		
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